QUITCLAIM DEED

Box 22

FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $105,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 13th DAY OF November, 19 90

Notary Public

MY COMMISSION EXPIRES: November 20, 1992

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney

Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203

ADDRESS NEW OWNER (S) AS FOLLOWS	Mortgagee:	MAP-PARCEL NUMBERS
MARY E. DERBY	ATLANTIC COAST MORTGAGE COMPANY	102-3-138
(NAME)	(NAME)	
6557 Marauder Drive	12700 Fair Lakes Circle, Suite 400	08DA-34246
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37209	Fairfax, VA 22033	
(CITY) (STATE) (P.O.ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, I, Larry Peacock

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mary E. Derby, Unmarried

Right, Title, and Interest Of

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 1240, on the Plan of Charlotte Park, Section 20, of record in Book 3600, page 90, Register's Office for Davidson County, Tennessee.

SAID Lot No. 1240 fronts 72.00 feet on the southwesterly margin of Marauder Drive and extends back 145.0 feet on the southeasterly line and 143.8 feet on the northwesterly line to a broken line in the rear, measuring 91.32 feet thereon.

BEING the same property conveyed to Larry Peacock and Mary E. Derby, by deed from Bob W. Perry and wife, Fern M. Perry, of record in Book 6089, page 383, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 3837, page 823, said Register's Office, and to the matters set forth in the above referenced plan of record.

74165

IDENTIF. REFERENCE

Nov 21 3 15 PM '90

REGISTER DAVIDSON COUNTY TN.

R131 11/21 0101 03CHECK 40.00

unimproved ( )
This is improved (XX) property, know as 6557 MARAUDER DRIVE, NASHVILLE, TN 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD [illegible] unto the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land; that we have a good right to convey it and the same is unencumbered except as herein set forth; that the GRANTEES shall quietly enjoy the same without any lawful disturbance; that we will forever warrant and defend the title to the same against the lawful claims of all persons whomsoever except as herein set forth. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness his hand this 12TH day of NOVEMBER, 1990

Larry Peacock
LARRY PEACOCK

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LARRY PEACOCK

the bargainor, with whom I am personally acquainted, * and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at NASHVILLE, Tennessee, this 12TH day of NOVEMBER, 1990.

Commission expires November 10, 1991

Notary Public

* or proved to me on the basis of satisfactory evidence.

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted * and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

* or proved to be on the basis of satisfactory evidence.

QUITCLAIM DEED

~~WARRANTY DEED~~

FROM
LARRY PEACOCK, Unmarried

TO
MARY E. DERBY, Unmarried

J. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 10000.00
CON TX 33.00
PRFEE 1.00
WDEED 6.00
TOTAL 40.00
CHECK 40.00

11/21/90 01 09:13 0001 9181

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

74165

IDENTIF. TREFERENCE

Nov 21 9 15 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 375173